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Minutes

BBRS Building Code Appeals Board (BCAB)

Meeting Location: Milford District Office, 50 Maple Street, Milford, MA.

April 7, 2016

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Meeting Called to order by the Chairman, Richard Crowley, at 9:30 a.m. followed by Roll call:

Board Members Present:

Richard Crowley, Chairman

John Couture

Jake Nunnemacher (Jen Hoyt, 1 case)

Board Members Not Present:

None

There were seven (7) cases on the docket scheduled each 30 minute period, beginning at 9:30 a.m. and running until approximately 1:00 p.m. The three board members identified above served each case; guests varied with each case. A copy of the sign-in sheet for each case is appended to these minutes to identify attendees.

Guests Present:

See sign-in sheet for each case:

1. Meeting minutes Jan. 7, 2016, Jan. 19, 2016, Feb. 4, 2016 & Feb. 16, 2016
2. Case Number : 16-1611
Appellant: Shawn P. Reilly for Glenn R. LaPointe
Address of Property: 181 Brockton Avenue, Abington, MA. 02351
Summary of Case: This appeal concerned relief from the town's determination that a building, intended to consist of eight (8) two-bedroom apartments must be constructed pursuant to the 8th Edition of the State Building Code instead of the 6th Edition of the State Building Code.

On a **MOTION** by Jake Nunnemacher and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to refer the appeal to legal counsel.

3. **Case Number :** 16-1599
Appellant: Richard Griffin for Serrenitee Restaurant Group
Address of Property: 14 Thompson Street, Winchester, MA. 01890
Summary of Case: This appeal concerned a variance from 780 CMR (*The State Building Code, Eighth Edition*) Section 1208.2, with respect to the ceiling height in part of the Group's restaurant located at 14 Thompson Street, Winchester, MA.

List of Exhibits:

Exhibit 1. Application dated January 15, 2016.

Exhibit 2. 3 photos of building/restaurant.

On a **MOTION** by Jake Nunnemacher, and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to **DENY** the appeal and uphold the Building Commissioner's January 8, 2016 decision.

4. **Case Number:** 16-1614
Appellant: Daniel Palette for Town of Eastham
Address of Property: 190 Samoset Road, Eastham, MA. 02642
Summary of Case: The Appellant, Public Library sought relief from 780 CMR (*The State Building Code, Eighth Edition*) Section 901.5.1 and 903.3.1, for a limited time, a period up to nine months, pending completion of the Town's new water project (scheduled for completion by October 31, 2016), regarding the Public Library facility located at 190 Samoset Road, Eastham, MA.

List of Exhibits:

Exhibit 1. Application dated March 4, 2016 and received March 7, 2016.

Exhibit 2. Temporary Water Supply Variance Narrative, 2 pages.

Exhibit 3. 11 x 17 plans, 2 pages.

On a **MOTION** by Jen Hoyt, and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to **GRANT** a variance from **780 CMR 901.5.1 and 903.3.1**.

5. **Case Number :** 16-1615
Appellant: Terrence G. Heinlein for John Rich
Address of Property: 54 Riverdale, Wellesley, MA. 02482
Summary of Case: This appeal concerned a variance from 780 CMR (*The State Building Code, Eighth Edition*) R311.7.5, with respect to an interior stairway located in a single-family dwelling.

On a **MOTION** by John Couture, and **SECONDED** by Jake Nunnemacher, it was **UNANIMOUSLY** voted to **GRANT** a variance from **780 CMR R311.7.5**.

6. **Case Number:** 16-1616
Appellant: Christopher Lynch for South Shore Hospital
Address of Property: 55 Fogg Road, Weymouth, MA. 02190

Summary of Case: This appeal concerned relief from 780 CMR (*The State Building Code, Eighth Edition*) Section 716.5.5, with respect to the installation of smoke dampers as part of a project to construct a new addition to the Hospital, located at 55 Fogg Road, South Weymouth, MA.

On a **MOTION** by Jake Nunnemacher, and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to **GRANT** a variance from **780 CMR 716.5.5**.

7. **Case Number :** 16-1617
Appellant: William McLeod for Choate Bridge Pub
Address of Property: 3 South Main Street, Ipswich, MA. 01938
Summary of Case: This appeal concerned relief from 780 CMR (*The State Building Code, Eighth Edition*) Section 1008, with respect to the installation of exterior doors on a building located at 3 South Main Street, Ipswich, MA.

List of Exhibits:

Exhibit 1. Application dated March 14, 2016.

Exhibit 2. 2 photos of property.

On a **MOTION** by Jake Nunnemacher, and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to **ALLOW** a variance from **780 CMR 1008**.

8. **Case Number :** 16-1618
Appellant: Neil R. Dixon for Town of Grafton
Address of Property: One Grafton Common, Grafton, MA. 01519
Summary of Case: This appeal concerned relief from 780 CMR (*The State Building Code, Eighth Edition*) Section 1615, with respect to the installation of seismic bracing for the automatic fire sprinkler system in the building at 1 Grafton Common, Grafton, MA.

On a **MOTION** by Jake Nunnemacher, and **SECONDED** by John Couture, it was **UNANIMOUSLY** voted to **ALLOW** a variance from the 7th Edition of **780 CMR, Sections 1614 and 1615, paragraph 9.6.1.5**.

9. The meeting was adjourned at 1:00 p.m.